for her services, was the sum of \$10.00 per month from March 16, 1931, until approximately March 16, 1937, or a total of six years, making a total amount due of \$720.00, less however, \$87.50 which was paid by your said respondent to the said Sallie Detter McIntire, thereby leaving an approximate balance due of \$632.50.

Your respondent The Old National Bank of Martinsburg for further answer says, that it is true as alleged in Paragraph 12 that there is a lien against the real estate owned by the said Ida E. Fockler, which said lien is secured by a deed of trust which has been duly and regularly assigned to The Old National Bank, under and by virtue of which there is due \$550.00.

Respondent further says that there is due and owing to it, as evidenced by note, \$175.00 which is the balance due on an indebtedness created by an agreement made on the 8th day of April, 1931, between Mary E. Fockler and Sallie Detter McIntire and The Old National Bank of Martinsburg as Trustee, under which it was agreed that if the said The Old National Bank of Martinsburg would advance \$250.00 that rents thereafter accruing from said real estate should be used for the purpose of repaying the same, and respondent says that it was necessary that this be advanced to protect the real estate and prevent it from being sold at forced sale at a time when real estate values were at a low ebb in this county, and that this item, by virtue of the agreement between said parties, is a proper charge and debt against the said real estate of the said Ida E. Fockler.

Your respondent further says that there was presented to it within a year after the death of Ida E. Fockler, which said death occurred on the 16th day of March, 1931, the following debts which were due and owing by the said Ida E. Fockler:-

Kogelschatz & Coffman, undertakers,	\$345.00
Dr. A. B. Eagle, doctor bill	141.50
Dr. A. B. Eagle, doctor bill Mary E. Fockler	16.00
Dr. W. A. Wallace, doctor bill Mary E. Fockler	2.00
Berkeley County Farmers Exchange	28.00
Entler & Mudge, judgment	59.99
J. G. Baldwin, open account	18.37
J. P. Karns & Bro. Brunswick, Md. repairs to real	<i>≱</i> -
estate	18.03
G. T. Kirk, Brunswick, Md., repairs to real estate	61.25
Annie B. Funk, Executrix of H. B. Funk	14.83
Taxes due City of Martinsburg	
Water Rent	

Respondent further says that P. W. Leiter, its Trust Officer, has advanced from his own personal funds \$166.86 for the purpose of protecting the real estate owned by Ida E. Fockler, and paying other small and sundry accounts for medicine when funds were not available in the hands of said Trustee; that this item is due and owing to the said P. W. Leiter; that practically all of said item was expended for the payment of taxes in order to prevent the sale of the real estate, and that this said debt should be audited as a preferred debt against the real estate of the said Ida E. Fockler.

Respondent for further answer says that in addition to the real estate located in the City of Martinsburg, which was owned by Ida E. Fockler at the time of her death, that she owned a parcel of real estate consisting of a house and lot in Brunswick, Maryland; that said real estate has been unproductive; that there is past due taxes and water rent against the same and the income derived from the renting of the said real estate has been insufficient to cover the carrying charges; that said respondent has been attempting to ascertain what price can be received for same and its highest offer has been \$850.00; that this real estate was conveyed to said respondent at the time of the said trust agreement entered into by the said Ida E. Fockler, and in order to settle this said estate, should be sold.

Respondent for further answer to said bill of complaint says that it would be for the best interest of all parties concerned to make sale of all of the real estate conveyed to your said respondent, as Trustee, under the trust agreement executed by the said Ida E. Fockler, and distribute the proceeds in the payment of the liens and debts against the same, and the balance of the purchase price after the payment of said debts to be retained by said